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0004

0014.0

Map

Block

Lot

1 of 1

Residential

CARD ARLINGTON

APPRAISED:

Total Card / Total Parcel

917,200 / 917,200

USE VALUE:

917,200 / 917,200

ASSESSED:

917,200 / 917,200

**PROPERTY LOCATION****IN PROCESS APPRAISAL SUMMARY**

No	Alt No	Direction/Street/City
31 -33		FRANKLIN ST, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: FAIR TORY	
Owner 2: AXON JOHN	
Owner 3:	

Street 1: 31 FRANKLIN STREET	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry
Postal: 02474	Own Occ: Y

PREVIOUS OWNER	
Owner 1: BYRNE DAVID P -	
Owner 2: -	

Street 1: 31 FRANKLIN STREET	
Twn/City: ARLINGTON	
St/Prov: MA	Cntry

Postal: 02474	Type:
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NARRATIVE DESCRIPTION	
This parcel contains .101 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1900, having primarily Wood Shingle Exterior and 3184 Square Feet, with 2 Units, 1 Bath, 2 3/4 Baths, 0 HalfBath, 20 Rooms, and 8 Bdrrms.	

OTHER ASSESSMENTS	
Code	Descrip/No
	Amount
	Com. Int

PROPERTY FACTORS						
Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

BUILDING PERMITS								
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
6/30/2016	904	Solar Pa	2,000					
1/10/2014	23	Manual	6,000	O				
8/8/2013	1200	Manual	9,000	C				
10/5/2008	1290	Manual	13,700					insulate porch & o

ACTIVITY INFORMATION			
Date	Result	By	Name
5/5/2014	Inspected	PC	PHIL C
3/5/2014	Info Fm Prmt	EMK	Ellen K
1/9/2014	Info Fm Prmt	EMK	Ellen K
1/6/2009	Meas/Inspect	345	PATRIOT
2/21/2006	MLS	HC	Helen Chinal
3/1/2000	Measured	268	PATRIOT
11/1/1981		CM	

Sign:	VERIFICATION OF VISIT NOT DATA
	/ / /

LAND SECTION (First 7 lines only)																											
Use	Description	LUC	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
104	Two Family		4405		Sq. Ft.	Site		0	80.	1.25	1									441,719							441,700

Total AC/Ha: 0.10112

Total SF/SM: 4405

Parcel LUC: 104 Two Family

Prime NB Desc: ARLINGTON

Total: 441,719

Spl Credit

Total: 441,700

2023

Total Card / Total Parcel

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